

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 3

Property ID: R28145

33/34/35

Property Information

property address: 1712 CAVITT

legal description: GLENWOOD CHURCH, LOT 5 & 6 (PTS OF)

owner name/address: CASTILLO, VERA G (LIFE ESTATE)

1712 CAVITT AVE

BRYAN, TX 77801-1207

full business name: ~~STP~~ Richard Martinez Concrete & Masonry

land use category: SF-RES. type of business: ~~to RES.~~ construction

current zoning: MU-2 occupancy status: For Sale

lot area (square feet): 7500 frontage along Texas Avenue (feet): NA

lot depth (feet): 125 sq. footage of building: 1335

property conforms to: ☒ min. lot area standards ☒ min. lot depth standards ☒ min. lot width standards

Improvements

of buildings: 1 building height (feet): 10 # of stories: 1

type of buildings (specify): 3 brick

building/site condition: 3

buildings conform to minimum building setbacks: ☐ yes ☒ no (if no, specify) front set back

approximate construction date: 1953 accessible to the public: ☐ yes ☒ no

possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☐ no

other improvements: ☒ yes ☐ no (specify) red iron fenced porch
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☒ yes ☐ no ☐ dilapidated ☐ abandoned ☒ in-use

of signs: 1 type/material of sign: banner

overall condition (specify): flagged banner - falling over

removal of any dilapidated signs suggested? ☒ yes ☐ no (specify)

Off-street Parking

improved: ☐ yes ☒ no parking spaces striped: ☐ yes ☐ no # of available off-street spaces:

lot type: ☐ asphalt ☐ concrete ☐ other

space sizes: sufficient off-street parking for existing land use: ☐ yes ☐ no

overall condition:

end islands or bay dividers: ☐ yes ☐ no landscaped islands: ☐ yes ☐ no

Curb Cuts on Texas Avenue

how many: 0 curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☒ yes ☐ no (if none is present) is there room for landscaping on the property? ☐ yes ☐ no

comments: overgrown, excessive

Outside Storage

☒ yes ☐ no (specify) trailers wood debris household goods
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no n/a

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☐ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:

- Suggest redo & demo.
- driveway to porch unusable suggested removal
- driveway at side of home unusable - curb & sidewalk restricts entrance
- EYESORE
- roof falling off